

Camp Point 62320

ZIP code · IL · Illinois · Adams County · Camp Point

BALANCED MARKET

\$160K

MEDIAN SALE PRICE

+2.3%

1-YR CHANGE

34

SALES (12 MO)

\$151K

MEDIAN VALUE (AVM)

Market temperature

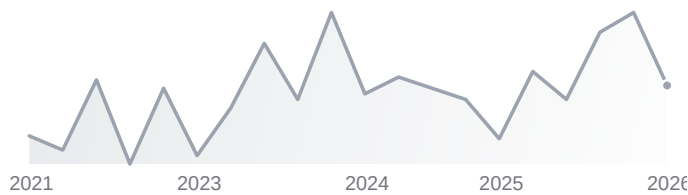
Balanced market · 53 / 100



MARKET TRENDS (5 YEARS)

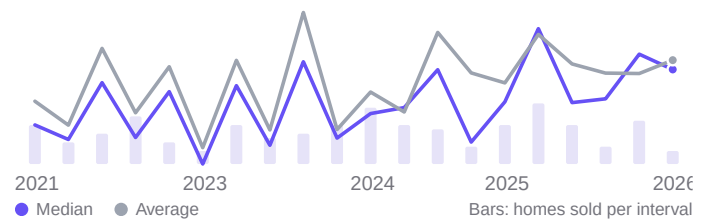
Market temperature (0-100)

53 / 100



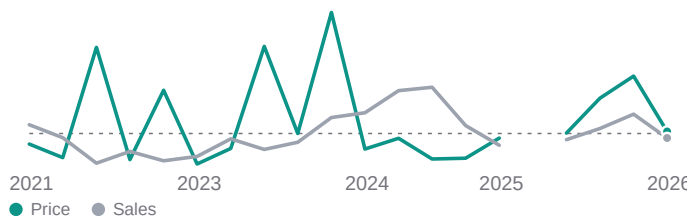
Sale prices

Median \$160K · Average \$170K



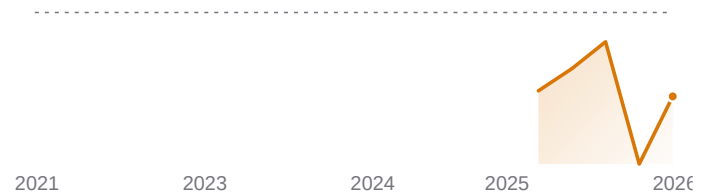
Growth (year over year)

Price +2.3% · Sales -5.6%



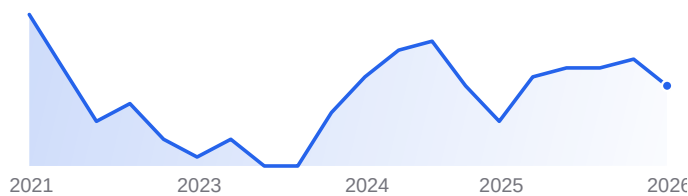
Sale premium vs estimated value

-5.1%



Annual turnover (share of homes sold)

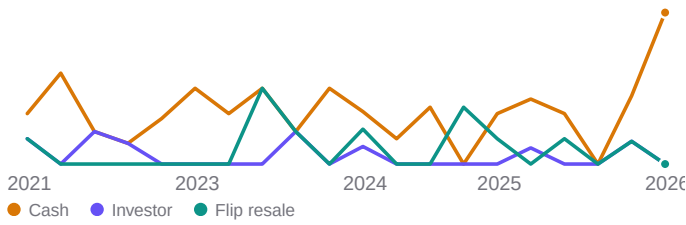
5.1%



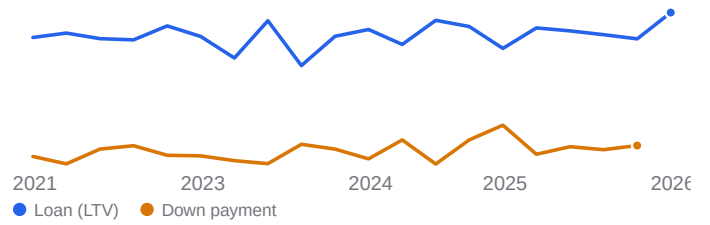
BUYERS & OUTCOMES

Buyer mix

Cash 67% · Investor 0% · Flip resale 0%

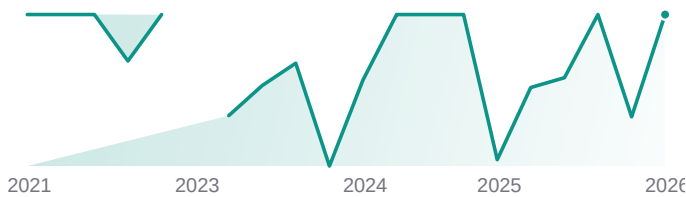


Financing (share of purchase price) Loan (LTV) 100% · Down payment 17%



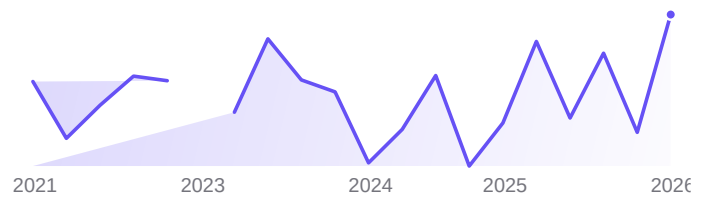
Sellers who sold at a gain

100%



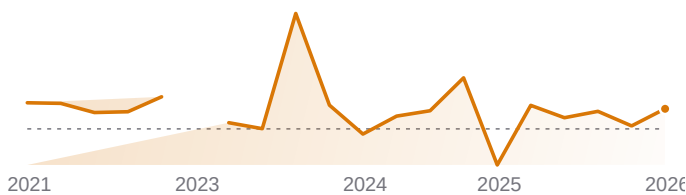
Typical hold before selling

13.8 yrs



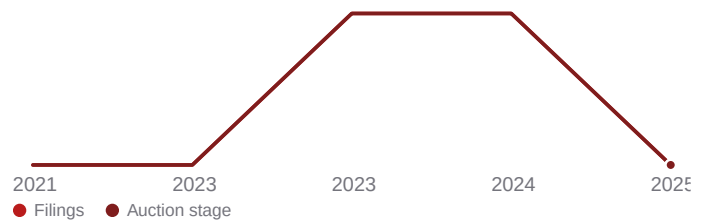
Median annualized return at resale

+7.0%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	667
Median value (AVM)	\$151K
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	48%
Underwater (LTV 125% or more)	4.2%
Owner occupied	74%
Company owned	7.8%
Median loan-to-value	52%
Typical ownership tenure	20.9 yrs

COMMUNITY

Population	2,441
Density	30 / mi²
Median household income	\$76K
Average household income	\$84K
Crime index (US avg 100)	107
Air pollution index (US avg 100)	76
Earthquake index (US avg 100)	31
Homes occupied	92%
Bachelor's or higher	24%
Poverty rate	10.5%
Unemployment	1.1%
Average temp	53°F
Annual precip	38 in
Sunshine	56%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.